after date, to said Institution, and to secure the payment of said promissory note as criginally given, or any note given therafter in renewal of the same, the said Charles H. Blank and Emma J. Blank, his wife, executed and delivered unto the said The Frederick-Town Savings Institution as Mortgagee their deed of mortgage dated April 20th, in the year 1920, wherein said Mortgagors granted and conveyed unto said Mortgagee all that tract, part of a tract or parcel of land, situated, lying and being in Tuscarora Districk, in Frederick County, Maryland, being the same real estate as described in the Deed from William H Moore and Annie C. Moore, his wife, to Charles H. Plank and Emma J. Blank, his wife, dated April 20th, 1920, and recorded on the date April 20th, 1920, emong the Land Records of Frederick County, Maryland, and being the same real estate as described in the deed from Robert B. Taggart and Sarah M. Taggart, his wife, to William H. Moore, and Annie C. I. Moore, his wife, dated March 16th, 1909, and recorded in liber S.T.H. No. 286mfclios 298, etc., one of the Land Records of Frederick County, Maryland, and containing 34 acres and 1 rood of land, more or less; - and in said mortgage it is provided that if default shall be made in the payment of the promissory note secured thereby, or if renewed, default shall be made in payment of any note given in renewal thereof when the same shall mature and become payable, then it shall be lawful for Jacob Pohrback of Frederick, Maryland, to sell the said property and the premises mortgaged at the Court House door, in Frederick City, Maryland, by public auction, for cash, after having furst given at least three weeks previous notice of such sale inserted in some newspaper published in Frederick County, of the time, place, manner and terms of sale, and such other notice the said Trustee shall think proper, -all of which will more fully and at large appear by reference to a duly certified copy of said mortgage as found recorded in liber No. 330, at folios 518, etc., one of the Land Recor ds of Frederick County, Maryland, filed herewith as a part hereof and marked "Exhibit A".

That the said Mortgagors did not pay said promissory note secured by said mortgage. nor any renewal thereof, and there is now due and owing said Mortgagee the sum of \$2200. 00), with interest thereon from June 6th, 1923, as evidenced by the last renewal of said promissory note, secured by said Mortgage, filed herewith as a part hereof and marked "Exhibit B". That said Mortgagee, The FrederickTown Savings Institution, having called on your Petitioner as Trustee to exercise the power of sale contained in said Mortgage for the benefit of said Mortgagee in order to receive payment of the money secured thereby, your Petitioner accepted said trust and having filed his duly approved Bond with the Clerk of your Honorable Court in the penalty of eight thousand (\$8000.00) dollars, advertised the sale of the real estate secured by and described in said Mortgage in "The Daily News" and in "The Morning Post", newspaper published in Frederick County, Maryland, setting forth the time, place, manner and terms of sale at least three weeks prior to the date December 27th, in the year 1924, and did attend in person at the Court House door in Frederick City, Frederick County, Maryland, on Saturday, December 27th, 1924. at 11 o'clock a.m. then and there offered the said mortgaged real estate at public sale, and sold the same unto Edward G. Cunningham, resident of the State of Pennsylvania, at and for the sum of two thousand and eight hundred dollars, and upon the terms of sale set forth in the advertisement of sale the Printer's Certificate of which is filed herewith as a part hereof and marked "Exhibit C", the said Edward G. Cunningham being then and there the highest and best bidder therefor, upon the terms of sale with which he has obligated hinself to comply by executing memorandum of sale and has this date paid out unto Petitioner as required by the terms of sale the sum of five hundred (\$500.00) dollars in part payment for said real estate. That your Petitioner reports his gross amount of sale to be \$2800.00. Wherefore your Petitioner prays that your Honors will finally ratify and conf-

irm the sale made by him and as above reported.